

SNAPSHOT of HOME Program Performance--As of 03/31/11
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):**		
					Group	B	Overall
				PJs in State:	<div>5</div>		
Program Progress:							
% of Funds Committed	<div>86.35</div> %	<div>93.14</div> %	<div>5</div>	<div>97.21</div> %	<div>3</div>	<div>5</div>	
% of Funds Disbursed	<div>79.21</div> %	<div>88.07</div> %	<div>5</div>	<div>90.53</div> %	<div>7</div>	<div>7</div>	
Leveraging Ratio for Rental Activities	<div>1.85</div>	<div>2.73</div>	<div>3</div>	<div>4.97</div>	<div>20</div>	<div>24</div>	
% of Completed Rental Disbursements to All Rental Commitments***	<div>83.56</div> %	<div>92.93</div> %	<div>5</div>	<div>85.01</div> %	<div>24</div>	<div>20</div>	
% of Completed CHDO Disbursements to All CHDO Reservations***	<div>82.23</div> %	<div>78.98</div> %	<div>2</div>	<div>73.71</div> %	<div>63</div>	<div>63</div>	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	<div>77.28</div> %	<div>77.30</div> %	<div>4</div>	<div>81.48</div> %	<div>28</div>	<div>30</div>	
% of 0-30% AMI Renters to All Renters***	<div>11.97</div> %	<div>31.80</div> %	<div>5</div>	<div>45.54</div> %	<div>2</div>	<div>0</div>	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	<div>88.64</div> %	<div>95.15</div> %	<div>5</div>	<div>96.14</div> %	<div>10</div>	<div>12</div>	
Overall Ranking:				In State:	<div>5</div>	/	<div>5</div>
				Nationally:	<div>10</div>		
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	<div>\$10,728</div>	<div>\$20,170</div>		<div>\$28,248</div>	<div>493</div>	Units	<div>16.30</div> %
Homebuyer Unit	<div>\$10,863</div>	<div>\$9,633</div>		<div>\$15,487</div>	<div>1,841</div>	Units	<div>60.80</div> %
Homeowner-Rehab Unit	<div>\$20,490</div>	<div>\$24,777</div>		<div>\$0</div>	<div>464</div>	Units	<div>15.30</div> %
TBRA Unit	<div>\$7,440</div>	<div>\$6,381</div>		<div>\$3,211</div>	<div>230</div>	Units	<div>7.60</div> %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Tulsa OK

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$24,051	\$82,279	\$20,397
State:*	\$64,270	\$62,954	\$29,231
National:**	\$101,183	\$78,322	\$24,013

CHDO Operating Expenses:
(% of allocation)

PJ: 4.3 %
National Avg: 1.2 %

R.S. Means Cost Index: 0.79

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	38.7	32.4	15.5	0.0	Single/Non-Elderly:	22.9	17.4	47.0	0.0
Black/African American:	56.3	27.5	80.4	0.0	Elderly:	22.4	1.6	33.2	0.0
Asian:	0.7	0.2	0.0	0.0	Related/Single Parent:	52.2	42.8	10.3	0.0
American Indian/Alaska Native:	3.0	2.3	1.3	0.0	Related/Two Parent:	1.8	28.5	6.9	0.0
Native Hawaiian/Pacific Islander:	0.0	0.2	0.0	0.0	Other:	0.7	3.9	2.2	0.0
American Indian/Alaska Native and White:	0.0	0.1	0.0	0.0					
Asian and White:	0.0	0.1	0.0	0.0					
Black/African American and White:	0.0	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.1	0.0	0.0					
Other Multi Racial:	0.0	2.4	0.6	0.0					
Asian/Pacific Islander:	0.0	0.3	0.0	0.0					
ETHNICITY:									
Hispanic	1.4	29.0	1.7	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	43.0	17.2	56.0	0.0	Section 8:	57.9	1.5 [#]		
2 Persons:	22.0	15.4	23.9	0.0	HOME TBRA:	17.8			
3 Persons:	28.1	32.3	9.5	0.0	Other:	5.5			
4 Persons:	3.2	16.2	4.1	0.0	No Assistance:	18.8			
5 Persons:	3.0	9.7	4.3	0.0					
6 Persons:	0.7	2.2	1.1	0.0					
7 Persons:	0.0	0.9	0.6	0.0					
8 or more Persons:	0.0	0.7	0.0	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				94

* The State average includes all local and the State PJs within that state

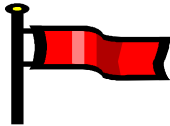
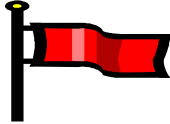
** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Tulsa State: OK Group Rank: 10
 (Percentile)
 State Rank: 5 / 5 PJs Overall Rank: 0
 (Percentile)
 Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 79.77%	83.56	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 57.73%	82.23	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	77.28	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.23%	88.64	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.200	3.37	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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